

New Orleans Historic District Landmarks Commission
Meeting Minutes

Date: September 15, 2016

Location: City Council Chamber, 1300 Perdido Street, New Orleans, LA 70112

Called to order: 1:15 p.m.

Adjourned: 4:10 p.m.

Commissioners present: Jesse Le Blanc, John Deveney, Tony French, Andrew P. Sanchez, Jennifer Greene, Heather Szapary, Ed deMontluzin, Renee Lapeyrolerie

Commissioners arriving after beginning of the meeting: Anne Redd

Commissioners absent: Greg Hackenberg, Kathryn Fayard, Jeanne Nathan

A. Minutes of the August 4, 2016

Motion: Approve the meeting minutes.

By: Renee Lapeyrolerie

Seconded: Ed deMontluzin

Result: Passed

In favor: Jesse LeBlanc, John Deveney, Tony French, Andrew P. Sanchez, Jennifer Greene, Heather Szapary, Ed deMontluzin, Renee Lapeyrolerie

Opposed:

Comments:

B. Consent Agenda

Motion: Approve the Consent Agenda.

By: Ed de Montluzin

Seconded: Heather Szapary

Result: Passed

In favor: Jesse LeBlanc, John Deveney, Tony French, Andrew P. Sanchez, Jennifer Greene, Heather Szapary, Ed deMontluzin, Renee Lapeyrolerie

Opposed:

Comments:

- A. 2617 N Rampart St: James Cristina, applicant; Bentel M Ann, owner; Construction of an addition to a single family residential building.

<http://onestopapp.nola.gov/Redirect.aspx?SearchString=15-34428-HDLC>

- B. 1350 Magazine St: Daniel Zangara, applicant; Hsp li, LLC, owner; New construction of a two story mixed use building with two white box retail and two apartments on the second floor.
<http://onestopapp.nola.gov/Redirect.aspx?SearchString=16-22087-HDLC>
- C. 2111 Chippewa St: Karry Causey, applicant; Noah J Bradley, Brad E Richardson, owner; Construct 825 sq ft, 2-story residential building.
<http://onestopapp.nola.gov/Redirect.aspx?SearchString=16-25205-HDLC>
- D. 616 Eighth St: Charles Feinn, applicant; Frank B Alack, Maya McLaughlin, owner; New construction of two story, residential building.
<http://onestopapp.nola.gov/Redirect.aspx?SearchString=16-25872-HDLC>
- E. 1007 Independence St: Samuel Bavidio, applicant; P Simm LLC, owner; Renovation and camelback addition to existing one-story building.
<http://onestopapp.nola.gov/Redirect.aspx?SearchString=16-22889-HDLC>
- F. 4502 N Rampart St: Kristine Shull, applicant; Isaac, James, and Mildred Taylor, owner; New construction of a two-story residential building.
<http://onestopapp.nola.gov/Redirect.aspx?SearchString=16-26076-HDLC>
- G. 925 N Villere St: Kim Finney, applicant; , owner; New construction of a two-story single family residential building
<http://onestopapp.nola.gov/Redirect.aspx?SearchString=16-26157-HDLC>
- H. 926 Brooklyn Ave: Robert Pell, applicant; 926 Brooklyn Street LLC, owner; Renovation of and camelback addition to an existing one-story building.
<http://onestopapp.nola.gov/Redirect.aspx?SearchString=16-26218-HDLC>
- I. 928 Felicity St: Lonnie Hewitt, Jr, applicant; Sixth Baptist Church, owner; Renovation and ad
<http://onestopapp.nola.gov/Redirect.aspx?SearchString=16-26368-HDLC>

At this time, Anne Redd arrived.

C. New Business Work Applications: **awn**

A. 735 Port Street

Application: Appeal ARC recommendations and construction of camelback addition to one-story residential building.

Motion: Deny the application to appeal the ARC recommendations for the construction of a camelback addition to a one-story residential building. The Commission recommended returning to the Architectural Review Committee for review and conceptual approval prior to returning to the Commission.

By: John Deveney

Seconded: Tony French

Result: Passed

In favor: Jesse LeBlanc, John Deveney, Tony French, Andrew P. Sanchez, Jennifer Greene, Heather Szapary, Ed deMontluzin, Renee Lapeyrolerie, Anne Redd

Opposed:

Comments:

B. 1314 Treme Street

Application: Raise building to create 8'-0" high floor to ceiling height at ground floor and appeal ARC recommendations.

Motion: Deny the application to raise the building to create an 8'-0" high floor to ceiling height above an elevated first floor compliant with the new base flood elevation and approve the ARC recommended modified approval of an 8'-0" ceiling height on the proposed new lower level, contingent upon securing approval for a Base Flood Elevation waiver limiting the foundation wall to eighteen (18") above grade.

By: Renee Lapeyrolerie

Seconded: Andrew P. Sanchez

Result: Passed

In favor: Jesse LeBlanc, John Deveney, Tony French, Andrew P. Sanchez, Jennifer Greene, Heather Szapary, Ed deMontluzin, Renee Lapeyrolerie, Anne Redd

Opposed:

Comments:

C. 1610 Ursulines Avenue

Application: This application was withdrawn.

D. 725 Mandeville Street

Application: Addition of two dormers to existing one-and-half residential building.

Motion: Defer action on this application so that you may return the ARC for review of the revised proposal.

By: John Deveney

Seconded: Calvin Alexander

Result: Passed

In favor: Jesse LeBlanc, John Deveney, Tony French, Andrew P. Sanchez, Jennifer Greene, Heather Szapary, Ed deMontluzin, Renee Lapeyrolerie, Anne Redd

Opposed:

Comments:

E. 1316 Bartholomew Street

Application: This item was withdrawn.

D. New Business Demolition Applications

A. 1715 Washington Avenue

Application: This item was withdrawn.

B. 1708 Laharpe Street

Application: This item was withdrawn.

C. 803 Spain Street, 2443, 2447 and 2449 Dauphine Street

Application: Demolition of an existing one-and-half story residential building.

Motion: Deny the application for demolition. The Commission suggested investigating strategies that would allow the retention and rehabilitation of the historic structure(s) rather than their removal.

By: John Deveney

Seconded: Tony French

Result: Passed

In favor: Jesse LeBlanc, John Deveney, Tony French, Andrew P. Sanchez, Jennifer Greene, Heather Szapary, Ed deMontluzin, Renee Lapeyrolerie, Anne Redd

Opposed:

Comments: Several neighbors spoke in opposition to the demolition.

E. Old Business Retention Applications

A. 3025 St. Thomas Street

Application: Retention of inappropriately sized 6/6 windows.

Motion: Defer action on this application for 6 months so that you may contact the previous owner to address the violations. If a solution is made, all details should be worked out with staff.

By: Ed de Montluzin

Seconded: Heather Szapary

Result: Passed

In favor: Jesse LeBlanc, John Deveney, Tony French, Andrew P. Sanchez, Jennifer Greene, Heather Szapary, Ed deMontluzin, Renee Lapeyrolerie, Anne Redd

Opposed:

Comments:

B. 1416 Josephine Street

Application: This item was withdrawn.

C. 901 Washington Avenue

Application: This item was withdrawn.

D. 1501 Dumaine Street

Application: Retention of windows installed in deviation of approved plans

Motion: Defer action on this application for seven (7) months (expires 4/15/2017) so that you may obtain the necessary estimates and complete the repair to the windows in violation.

By: Renee Lapeyrolerie

Seconded: Jennifer Greene

Result: Passed

In favor: Jesse LeBlanc, John Deveney, Tony French, Andrew P. Sanchez, Jennifer Greene, Heather Szapary, Ed deMontluzin, Renee Lapeyrolerie, Anne Redd

Opposed:

Comments:

F. New Business Retention Applications

A. 3207 Chippewa Street

Application: Retention of wood grain hardi board siding installed in deviation of the approved plans. Motion: Deny the application for the retention of wood grained hardi plank installed on the side elevation, in deviation of the approved scope of work.

By: Ed de Montluzin

Seconded: Anne Redd

Result: Passed

In favor: Jesse LeBlanc, John Deveney, Tony French, Andrew P. Sanchez, Jennifer Greene, Heather Szapary, Ed deMontluzin, Renee Lapeyrolerie, Anne Redd

Opposed:

Comments:

B. 730 -32 Fourth Street

Application: Retention of inappropriate 1/1, flush mounted, vinyl windows installed without a CofA.

Motion: Approve the application for retention of 1/1 vinyl windows, installed at the side elevations. Windows must be recess mounted and wood screens and opaque fencing should be installed.

By: Heather Szapary

Seconded: Anne Redd

Result: Passed

In favor: Jesse LeBlanc, John Deveney, Tony French, Andrew P. Sanchez, Jennifer Greene, Heather Szapary, Ed deMontluzin, Renee Lapeyrolerie, Anne Redd

Opposed:

Comments:

C. 1319 St. Philip Street

Application: Retention of inappropriate privacy screen.

Motion: Defer matter for 30 days so that the applicant may attend the hearing.

By: Renee Lapeyrolerie

Seconded: Jennifer Greene

Result: Passed

In favor: Jesse LeBlanc, John Deveney, Tony French, Andrew P. Sanchez, Jennifer Greene, Heather Szapary, Ed deMontluzin, Renee Lapeyrolerie, Anne Redd

Opposed:

Comments:

D. 1005 Louisa Street

Application: Retention of inappropriate decorative handrail installed without a CofA.

Motion: Approve the application for retention.

By: Tony French

Seconded: Andrew P. Sanchez

Result: Passed

In favor: Jesse LeBlanc, John Deveney, Tony French, Andrew P. Sanchez, Jennifer Greene, Heather Szapary, Ed deMontluzin, Renee Lapeyrolerie, Anne Redd

Opposed:

Comments:

E. 5401 Dauphine Street

Application: Retention of wood grain siding and inappropriate deck boards

Motion: Approve the application for retention of the wood-grain fiber cement siding and inappropriate deck boards.

By: Andrew P. Sanchez

Seconded: Tony French

Result: Passed

In favor: Jesse LeBlanc, John Deveney, Tony French, Andrew P. Sanchez, Jennifer Greene, Heather Szapary, Ed deMontluzin, Renee Lapeyrolerie, Anne Redd

Opposed:

Comments:

F. 2300-02 Chippewa Street

Application: This item was withdrawn.

G. 703 Flood Street

Application: This item was withdrawn.

H. 301 Homer Street

Application: Retention of removal of original wood windows, installation of inappropriate surface-mounted vinyl windows, inappropriate security doors, and inappropriately-sized replacement siding.

Motion: Approve the application for retention of the security doors, windows, and siding already installed on the rear wall of the building. Approve the retention of the windows installed at the Brooklyn Ave. side, provided they are recess-mounted so that appropriately detailed wooden screens can be installed. Any further siding installed at the front or sides of the building must match the size and exposure of the existing siding. Any further window replacement must be reviewed and approved by the HDLC.

By: Heather Szapary

Seconded: Tony French

Result: Passed

In favor: Jesse LeBlanc, John Deveney, Tony French, Andrew P. Sanchez, Jennifer Greene, Heather Szapary, Ed deMontluzin, Renee Lapeyrolerie, Anne Redd

Opposed:

Comments:

I. 3133 N. Villere Street

Application: Retention of inappropriate shutters.

Motion: Deny the application for retention. The inappropriate shutters must be removed or replaced with appropriate shutters within one year from the meeting date.

By: Tony French

Seconded: Heather Szapary

Result: Passed

In favor: Jesse LeBlanc, John Deveney, Tony French, Andrew P. Sanchez, Jennifer Greene, Heather Szapary, Ed deMontluzin, Renee Lapeyrolerie, Anne Redd

Opposed:

Comments:

J. 2427 Annunciation Street

Application: Retention of columns and handrails.

Motion: Deny the application for retention of the handrails at the front elevation.

By: Ed deMontluzin

Seconded: Tony French

Result: Passed

In favor: Jesse LeBlanc, John Deveney, Tony French, Andrew P. Sanchez, Jennifer Greene, Heather Szapary, Ed deMontluzin, Renee Lapeyrolerie, Anne Redd

Opposed:

Comments:

G. HDLC REPORTS AND COMMUNICATIONS

The meeting was adjourned at 4:05 p.m.